

Exhibit 8

HOUSTON AND O'LEARY COMPANY

May 26, 1997

Mr. Viktor Kozeny
Deltec House
P.O. Box N7776
Nassau, Bahamas

Dear Viktor,

Just a note to update you on the Peak Property. The owners have recently raised the price from \$19,750,000 to \$22,500,000. Astounding, isn't it. They have however excluded you from the price increase.

I have a letter from the listing company stating that the owners will still honor the price of \$19,750,000 for the house fully furnished. This letter states that this is only for you and that if I sell the house to anyone else, the new price will be \$22,500,000.

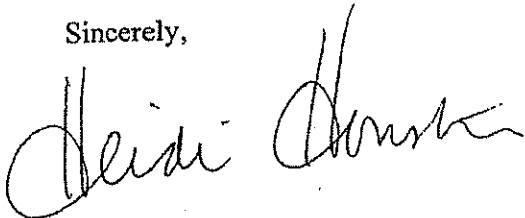
If you wish to pursue this please let me know.

I have not heard back from you about the plans I sent you for the house located on Pitkin Green. Let me know what you think.

I understand you have been traveling at quite a pace and I hope that all is productive and fruitful.

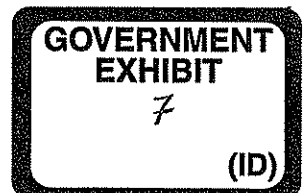
Hope to hear from you soon.

Sincerely,



Heidi Houston

CC: Frank Chopin



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